



CITY COUNCIL
ATLANTA, GEORGIA

03-○-2224

AN ORDINANCE

BY COUNCILMEMBER IVORY LEE YOUNG, JR.

AUTHORIZING THE MAYOR OR HER DESIGNEE TO EXTEND THE MORATORIUM ESTABLISHED BY ORDINANCE 03-O-0837 ON THE ISSUANCE OF BUILDING PERMITS FOR DUPLEXES ON VACANT R-5 PROPERTY IN CERTAIN NEIGHBORHOOD PLANNING UNITS IN COUNCIL DISTRICT 3 FOR AN ADDITIONAL 45 DAYS FROM APPROVAL TO FINANALIZE RECOMMENTATIONS FOR ZONING CHANGES; AND FOR OTHER PURPOSES.

WHEREAS, there are numerous parcels of undeveloped land with the Council District 3 that are zoned R-5, a classification which permits the construction of duplexes; and

WHEREAS, may of the undeveloped R-5 parcels are located in neighborhood which are predominately single-family; and

WHEREAS, there is an increasing demand for new housing construction and development in the City of Atlanta; and

WHEREAS, the residents of Neighborhood Planning Units K, L, T, and J, which are wholly or partially located in Council District 3 have expressed concern over the effects of the construction of new duplexes in single family neighborhoods; and

WHEREAS, a survey and inventory of the vacant R-5 parcels is necessary to explore the feasibility of rezoning of all or part of certain single family neighborhoods which are now zoned R-5 to R-4; and

WHEREAS, it is in the best interest of the health, safety and welfare of the citizens of the City of Atlanta that all reasonable efforts be made to encourage and support the preservation and development of single family neighborhoods; and

WHEREAS, it is consistent with the goals of the Comprehensive Development Plan and the intent of this ordinance that those vacant R-5 parcels, which currently allow the construction of duplexes only be developed with single-family residences until such time as the survey and inventory of the vacant R-5 parcels in Council District 3 is completed.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ATLANTA, GEORGIA as follows:

SECTION 1: That the Mayor or her designee is authorized to extend the 180 day moratorium established by Ordinance 03-O-0837 for an additional 45 days on the



acceptance of building permits for the construction of duplexes on vacant R-5 parcels in Council District 3 after the effective date of this ordinance for the purpose of finalizing recommendations resulting from the survey and inventory of the vacant R-5 parcels to explore the feasibility of rezoning to R-4, certain neighborhoods in Neighborhood Planning Units K, L, T, and J which are now zoned R-5.

SECTION 2: That the boundaries of Council District 3 as set forth in the City Charter shall describe the area to which this moratorium applies.

SECTION 3: The moratorium imposed by this ordinance specifically includes those R-5 parcels, which were made vacant by the voluntary demolition of other structures including other duplexes.

A true copy,

Rhonda Daughin Johnson
Municipal Clerk, CMC

ADOPTED by the Council
RETURNED WITHOUT SIGNATURE OF THE MAYOR
APPROVED as per City Charter Section 2-403

JAN 05, 2004

JAN 14, 2004

RCS# 5291
1/05/04
3:27 PM

Atlanta City Council

Regular Session

03-O-2224

EXTEND MORATORIUM BLDG PERMITS DUPLEXES
VACANT R-5 CERTAIN NPU'S DIST-3, 45 DAYS
ADOPT

YEAS: 14
NAYS: 0
ABSTENTIONS: 0
NOT VOTING: 2
EXCUSED: 0
ABSENT 0

Y Smith	Y Archibong	Y Moore	Y Mitchell
Y Starnes	Y Fauver	Y Martin	Y Norwood
Y Young	Y Shook	Y Maddox	Y Willis
Y Winslow	NV Muller	Y Boazman	NV Woolard

03-O-2224

1-05-04 Council Meeting	
ITEMS ADOPTED ON CONSENT	ITEMS ADVERSED ON CONSENT
1. 03-O-2225 2. 03-O-2161 3. 03-O-2221 4. 03-O-2175 5. 03-O-2229 6. 03-R-2171 7. 03-R-2214 8. 03-R-2215 9. 03-R-2233 10. 03-R-2219 11. 03-R-2172 12. 03-R-2174 13. 03-R-2176 14. 03-R-2246 15. 03-R-2247 16. 03-R-2248 17. 03-R-2226 18. 03-R-2232 19. 03-R-2237 20. 03-R-2178 21. 03-R-2181 22. 03-R-2182 23. 03-R-2183 24. 03-R-2184 25. 03-R-2185 26. 03-R-2186 27. 03-R-2187 28. 03-R-2188 29. 03-R-2189 30. 03-R-2190 31. 03-R-2191	32. 03-R-2192 33. 03-R-2193 34. 03-R-2194 35. 03-R-2195 36. 03-R-2196 37. 03-R-2197 38. 03-R-2198 39. 03-R-2199 40. 03-R-2200 41. 03-R-2201 42. 03-R-2202 43. 03-R-2203 44. 03-R-2204 45. 03-R-2205 46. 03-R-2206 47. 03-R-2207 48. 03-R-2208 49. 03-R-2209 50. 03-R-2210

03-0-2224

(Do Not Write Above This Line)

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ADOPTED BY

JAN 0 5 2004

COUNCIL

- ☐ CONSENT REFER
- ☐ REGULAR REPORT REFER
- ☐ ADVERTISE & REFER
- ☐ 1st ADOPT 2nd READ & REFER
- ☒ PERSONAL PAPER REFER

Date Referred 12/1/03

Referred To: CD/#R

Date Referred

Referred To:

Date Referred

Referred To:

First Reading

Committee _____

Date _____

Chair _____

Referred To _____

Committee

Date 12/1/03

John McStrawn

Action

Fav, Adv, Hold (see rev. side)

Other _____

Members

Wayne Williams

Alvin D. Jones

Conrad

Refer To

Committee

Date

Chair

Action

Fav, Adv, Hold (see rev. side)

Other _____

Members

Committee

Date

Chair

Action

Fav, Adv, Hold (see rev. side)

Other _____

Members

Refer To

Committee

Date

Chair

Action

Fav, Adv, Hold (see rev. side)

Other _____

Members

Refer To

Refer To

- FINAL COUNCIL ACTION
- ☒ 2nd ☐ 1st & 2nd ☐ 3rd
- Readings
- ☐ Consent ☐ V Vote ☒ RC Vote

CERTIFIED

JAN 0 5 2004

CERTIFIED

JAN 0 5 2004

Calvin D. Ballard

CERTIFIED

JAN 0 5 2004

Ronald Douglas Johnson

MUNICIPAL CLERK

MAYOR'S ACTION

APPROVED

JAN 14 2004

WITHOUT SIGNATURE

BY OPERATION OF LAW